

**MINUTES OF THE
HISTORIC DESIGN REVIEW COMMISSION MEETING
JUNE 21, 2005**

The regular session of the Auburn City Historical Design Review Commission was called to order on June 21, 2005 at 6:30 p.m. by Chrm. Smith in the Council Chambers, 1225 Lincoln Way, Auburn, California.

COMMISSIONERS PRESENT: Merz, Powers, S. White,
Briggs, W. White, Chrm. Smith

COMMISSIONERS ABSENT: Thompson, Elder

STAFF PRESENT Will Wong, Community Development
Director; Reg Murray, Senior Planner; Steve
Geiger, Associate Planner; Janet Ferro,
Administrative Assistant

ITEM I: CALL TO ORDER

ITEM II: PLEDGE OF ALLEGIANCE

ITEM III: APPROVAL OF MINUTES

The minutes of June 7, 2005 were approved as submitted.

ITEM IV: PUBLIC COMMENT

None.

ITEM V: PUBLIC HEARING ITEMS – HISTORIC DESIGN REVIEW

- A. **Historic Design Review – 144 Reamer Street – File CE 04-5.** The applicant requests approval of a Civic Design for the Tuttle Mansion Office addition at 144 Reamer Street. The

Civic Design would allow a new 2,174 square foot one-story office building on a site with an existing 6,297 square foot building known as the Tuttle Mansion. *THIS ITEM WAS CONTINUED FROM THE JUNE 7, 2005 MEETING. THIS ITEM IS CONTINUED TO THE JULY 19, 2005 MEETING.*

- B. Historic Design Review – 1285 High Street – File HDR 04-21.** The applicant requests Historic Design Review approval for the conversion and renovation of a single-family dwelling to a commercial office, which includes a 1,070 square foot addition.

Steve Geiger gave the staff report. The applicant is requesting to convert and remodel lower garage area and the main floor residence area into commercial office space including offices, conference rooms, lunch rooms and storage areas. In order to accommodate the lower office area, the applicant will raise the existing main floor approximately two feet. The existing building footprint will remain the same, however the entire building will be raised so that the foundation can be repaired and modifications made as necessary. Geiger gave details on an existing access easement, colors and materials proposed, landscaping, signage, and tree removal. He pointed out that staff is recommending that Condition #18 be deleted. The condition requires that the developer is responsible for obtaining a stormwater construction permit; because of the small size of the parcel this will not be required. He responded to Commissioners' questions.

Comm. S. White asked if the trees in question could just be trimmed and was told that the arborist recommended removal because of their potentially dangerous location and deteriorating condition.

Comm. W. White and Chrm. Smith questioned handicap accessibility to the second floor. Director Wong advised that when plans are submitted for the tenant improvement of the building the issue of ADA requirements will be addressed again by the Building Official.

Comm. W. White questioned whether the rock façade proposed for the front of the building was allowed for historical buildings.

Director Wong advised that the rock material would be appropriate at this location, that closer to Old Town brick would be the desired material.

The public hearing was opened.

Frank Prach, Dezines Plus, project designer, gave additional information on the project.

The public hearing was closed.

Comm. S. White **MOVED** to:

- A. Find the project exempt from the California Environmental Quality Act per Section 15301 and Section 15332; and
- B. Approve the Historic Design Review for the proposed conversion and renovation of a single-family dwelling to a commercial office subject to the conditions listed in Exhibit A of the staff report, and a condition to confirm the rating of the trees to a removal requirement.

Comm. Powers **SECONDED**.

AYES: Merz, Powers, S. White, Briggs, W. White,
Chrm. Smith
NOES: None
ABSTAIN: None
ABSENT: Thompson, Elder

The motion was approved.

The Chairman announced the 10-day appeal period.

ITEM VI:

**COMMUNITY DEVELOPMENT DEPARTMENT
FOLLOW-UP REPORTS**

- A. City Council Meetings.
None.
- B. Future Historic Design Review Commission Meetings.
No report.
- C. Reports.
None.

ITEM VII: HISTORIC DESIGN REVIEW COMMISSION REPORTS

None.

**ITEM VIII: FUTURE HISTORIC DESIGN REVIEW COMMISSION
AGENDA ITEMS**

None.

ITEM IX: ADJOURNMENT

The meeting was adjourned at approximately 7:02 p.m.

Respectfully submitted,

Janet Elaine Ferro, Administrative Assistant